

Publish Sunday, October 25, 2009

NOTICE OF PUBLIC HEARINGS

REGARDING THE ADOPTION OF A TAX INCREMENT DISTRICT: INCREMENT DISTRICT NO. 1, CITY OF HARRAH

HARRAH TOWN CENTER DEVELOPMENT IN HARRAH, OKLAHOMA

7:00 PM MONDAY, NOVEMBER 9, 2009

7:00 PM TUESDAY, NOVEMBER 17, 2009

TO ALL INTERESTED INDIVIDUALS:

The City of Harrah, Oklahoma (the "City") invites and encourages all interested citizens and other interested parties to attend two public hearings scheduled for Monday, November 9, 2009, and Tuesday, November 17, 2009, at 7:00 P.M. at the Harrah City Council Chambers located in City Hall at 1900 Church Avenue in Harrah, Oklahoma.

The purpose of the first meeting shall be for information and questions, and the second shall be for persons to have an opportunity to be heard concerning proposed Increment District No. 1, City of Harrah (the "Harrah TIF") on the following described property known as Tract "A", and the Harrah Town Center Economic Development Project Plan.

TRACT 'A'

The proposed Harrah TIF contains an area generally described as approximately one hundred sixty (160) acres more or less and located on the southwest corner at the intersection of Harrah Road and Reno Avenue in Harrah, Oklahoma. The subject area comprises all or a portion of the land in the NW ¼ of Section 2, Township 11 North, Range 1 East of the Indian Meridian, Oklahoma County Oklahoma. A map of the proposed Harrah TIF boundaries is provided below. The proposed project area will generally comprise an area bordered on the west by Dobbs Road, on the north by NE 23rd Street, on the west by Pottawatomie Road, and on the south by SE 44th Street; and representing generally the five mile long corridor of Harrah Road traveling through the City of Harrah.

Copies of the Harrah Town Center Economic Development Project Plan may be obtained free of charge at the City Clerk's Office located in City Hall at 1900 Church Avenue in Harrah, Oklahoma, anytime after Tuesday, October 27, 2009, during regular business hours.

The Harrah Town Center Economic Development Project Plan contemplates the creation of a mixed use development on the SW quarter section at the intersection of Harrah Road and Reno Avenue that encourages commerce, increases pedestrian activity, and contributes to and improves the quality of life for City residents (the "Project") to be developed by Fall Creek Development, LLC, in its capacity as master developer. In recognizing the difficulty in attracting significant development to Harrah due to the lack of nearby interstate traffic, the purpose of this Project is to promote the Harrah Town Center area as an initial development that will stimulate further development along the Harrah Road commercial corridor. Project Costs include (i) specific infrastructure improvements to the traffic, water, and sewer systems serving the area, along with certain site and drainage improvements that will make the area viable for the proposed development, (ii) construction of certain public facilities, which may include a public

safety center, branch library, community center, and or municipal offices that will serve the City, and (iii) other economic incentives to attract desired development.

The incremental increases in ad valorem tax revenue and sales and use tax revenue, which will serve as the revenue source for financing the project costs, are the public revenues directly attributable to the Project defined by establishment of the tax increment district.

**Deborah Miner, City Clerk
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